Davidson County DEEDWARR
Recvd: 08/02/02 12:04 3pgs
Fees:18.00 Taxes:425.13

20020802-0092828

Prepared by and after Recording Return To:
Title Enterprise Service Company LLC
109 Westpark Drive, Suite 100
Brentwood, TN 37027
6020180

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Cecile Adams Jones aka Cecile Young and husband, William Russell Young** (hereinafter referred to as "Grantors") have this day bargained and sold and do hereby transfer and convey unto **Ricky Brown** (hereinafter referred to as "Grantee"), it's successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), it's successors and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said parcel of real-estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenants and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), it's successors and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand this 25th day of July, 2002.

Cecile Adams Jones aka Cecile Young

Cecile Adams Jones aka Cecile Young

William Russell Young

William Russell Young

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **Cecile Adams Jones aka Cecile Young and husband, William Russell Young** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

WITNESS my hand and official seal, this 25 day of July, 2002

Notary Public

My Commission Expires: _____

DAVID ROETGER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN
MY COMMISSION EXPIRES SEPTEMBER 24 2005

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $114,900.00which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 25 day of July, 2002.

Notary Public

My Commission Expires: _____

DAVID ROETGER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES SEPTEMBER 24 2005

MAP AND PARCEL NUMBERS: 148-10-0-128.00

ADDRESS NEW OWNER:
3817 Creekside Drive
Nashville, TN

SEND TAX BILLS TO THE SAME ADDRESS

EXHIBIT "A"

A certain tract or parcel of land located in Davidson County, Tennessee, as described as follows to-wit:

Being Lot No. 99, Blanchard Heights Subdivision, recorded in Book 2663, Page 62 and 63, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Cecile Adams Jones from Ray Arlen Jones by Quitclaim Deed dated March 17, 1997 and recorded March 21, 1997 in Book 10388, Page 532, Register's Office for Davidson County. Also acquired by Cecile J. Adams from Jack Kemp, Secretary of Housing and Urban Development of Washington, D.C. by Cash Deed dated November 4, 1992 and recorded November 6, 1992 in Book 8779, Page 270, Register's Office for said County.

This conveyance is subject to all matters of record on plat in Plat Book 2663, Page 62 and 63, Register's Office for Davidson County.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. The taxes for the current year have been prorated and are assumed by the Grantee(s) herein.